

**RESOLUTION NO.**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:**

The City Council initiates the rezoning of 1307 Newning Avenue from family residence - neighborhood plan (SF-3-NP) to family residence-conditional overlay-neighborhood conservation combining district zoning (SF-3-CO-NCCD-NP) to include this property in the Fairview Park Neighborhood Conservation Combining District (NCCD). The rezoning case should include a revision to the Fairview Park NCCD that will allow a subdivision that would separate the two existing dwelling units onto separate lots while maintaining the SF-3 base district zoning. The amendment to the NCCD for this lot should consider a provision that would allow the townhouse residential use in SF-3 base district zoning with modifications or other provision that effectuates the above-stated intent.

**BE IT FURTHER RESOLVED:**

The City Manager is directed to expedite this rezoning and process the necessary resubdivision application concurrently once it is filed by the property owner.

**ADOPTED:** \_\_\_\_\_, 2010    **ATTEST:** \_\_\_\_\_

Shirley A. Gentry  
City Clerk